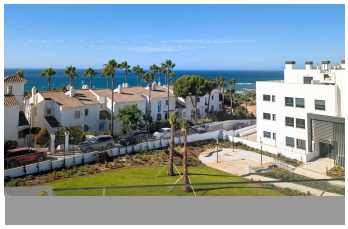
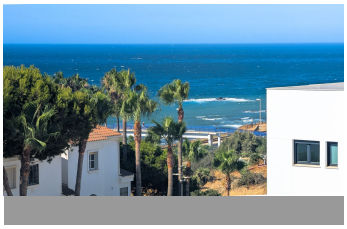
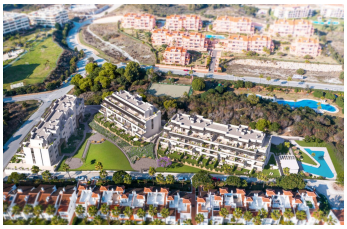
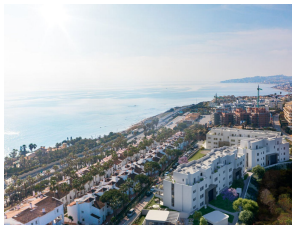
ALL IN real estates

Middle Floor Apartment in El Chaparral

Bedrooms	3	Bathrooms	2	Built	95m2	Terrace	0m2

R5457274	**Middle Floor Apartment**	**El Chaparral**	**680.000€**

Spectacular brand-new apartment with breathtaking panoramic sea views in the sought-after and tranquil area of ??El Chaparral (Mijas Costa), within the exclusive gated community of Vitta Marina. Located less than a 2-minute walk from Playamarina beach. A unique investment and living opportunity: the building has just been completed and the property was recently handed over to its original buyer, but it has NEVER BEEN LIVED IN. You enjoy the great advantage of owning a brand-new apartment while paying property transfer tax (ITP), which represents significant tax savings by avoiding the 10% VAT and the Stamp Duty applicable to new construction. The apartment stands out for its modern, open-concept architecture and excellent dimensions, boasting 89.50 m² of living space (125.00 m² built including common areas). Inside, it boasts a spacious 34.30 m² living-dining room with an integrated kitchen, three double bedrooms (the master suite measuring 15.90 m²), two full bathrooms, and a fantastic 11.40 m² open terrace perfectly oriented to enjoy the sea views and the Costa del Sol climate. The price includes two private parking spaces and a storage room. Its location is unbeatable, perfectly connected, just 5 minutes from the center of Fuengirola, 5 minutes from La Cala de Mijas, 25 minutes from Malaga International Airport, and next to the renowned Chaparral Golf Club. The residential complex offers top-notch facilities and communal areas designed for well-being without leaving home: a communal

swimming pool surrounded by landscaped green areas, a fully equipped gym for staying in shape, and an elegant social-gourmet space converted into a coworking room for remote work or meetings. All of this is housed in a building with a ?B ?energy ?rating, ?equipped ?with individual aerothermal ?heating ?and the highest standards of ?efficiency and ?insulation. Turnkey, ?ready ?to move in and ?enjoy ?a ?magnificent ?property ?on ?the ?coast.

Fitted Wardrobes	Fitted Wardrobes	Gym
Lift	Private Terrace	Storage Room